



**Property type :** Detached Villa

**Location :** Monda

**Bedrooms :** 3

**Bathrooms :** 2

**Swimming pool :** No

**Garden :** Private

**Views :** Mountain views

**Parking :** Open private parking

**House area :** 189 m<sup>2</sup>

**Plot area :** 4000 m<sup>2</sup>

✓ Storage room

✓ Not furnished

✓ Terrace

✓ Airconditioning

✓ White goods

✓ Barbecue



## Villa with equestrian facilities

- . Good location
- . Short Walk into the village
- . 2 Paddocks
- . Flat land for grazing
- . OCA License for 8 horses
- . Large Indoor Entertainment Room

We are pleased to offer to offer this detached villa on the outskirts of Monda, just a short walk into the village.

### Property Details:

This Villa in Monda is currently being used as an equestrian centre but could equally be transformed back to its original design without paddocks etc. Should you wish to take advantage of the equestrian facilities you will find 2 separate flat sand paddocks, shelters for the horses and storage space for hay. At the rear of the property there is also a flat paddock that is currently used for grazing but could equally be be menage arena for riding and training. This location is also perfect for hacking with many rides just outside the gate. The property also has good access for deliveries etc.

The house itself sits on two levels. The top level is the main living accommodation with lounge, open plan dining, kitchen and cloakroom. From the lounge there are patio doors leading to the conservatory and then an elevated balcony with lovely views of the village and countryside.

Downstairs you will find the two bedrooms and two bathrooms. There is also a large entertainment area with lounge, dining and bar area that could also be converted into a third bedroom.

The pool area sits to the side of the property with cabana to enjoy shaded dining and bbq area, a lovely private spot to enjoy the mediterranean climate.

### Outdoor area and Land:

#### Views:

Village and countryside

#### Access:

Good

